QUITCLAIM DEED BOOK 10140 PG 530

ADDRESS NEW OWNERS AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES B. FOX 1430 Neely's Bend Road Madison TN 37115	SAME	MAP 63 PAR: 168

FOR and in consideration of the sum of $ 1.00 DOLLARS Cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, love and affection, Richard B. Fox does hereby transfer, quitclaim and convey unto Charles B. Fox, the Grantee herein, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the Eleventh (11th) Civil District of Davidson County, Tennessee, described according to a survey by Kenneth W. Morton, T.R.L.S. No 623, Campbell Surveying Company Inc. of Nashville, Tennessee, dated June 15, 1991, as follows:

Beginning at an iron pin located North 15 degrees 33'12" East, 1,369.5' feet and South 77 degrees 38'West, 1,882.70 ' feet from a point in the centerline of Neely's Bend Road, the Southeast corner of the Neely's Bend Church of Christ of record in Deed Book 2540, page 346, R.O.D.C.T.; Thence South 77 degrees 38' West, 708.0' feet to a point in the ordinary high water mark of the Cumberland River; Thence with the ordinary high water mark of the Cumberland River, downstream South 26 degrees 43' 31" East, 216.44 feet to a point; Thence leaving said river North 77 degrees 38' East, 750.0' feet to an iron pin; Thence South 15 degrees 33' 12 " East, 210.0' feet to the beginning and containing an area of 3.51 acres more or less; including but excluding the land conveyed to the United States of America, of record in Deed Book 2203, page 333, being known as tract R-1831-E, to be used in connection with the Cheatham Lock and Dam Project on the Cumberland River, also including but excluding one 20 foot permanent sewer easement, and known as Project No. 83-SC-116, Easement No. 1-1, Dedicated to the Metropolitan Government of Nashville and Davidson County, Tennessee.

Being a part of the property conveyed by Deed of H.H. Hughes et ux to B. J. Fox, now deceased, of record in Book 611, page 652, Registers Office for Davidson County, Tennessee, same being devised to Grantor, Richard Bernard Vaughan Fox by Will of Charlotte Fanning Fox, deceased, probated September 29, 1954, and of record in Will Book 67, page 370, Office of the Probate Clerk at Nashville, Tennessee.

This also being the same property conveyed by Quitclaim Deed from the estate of Richard B. Fox, Lucy Fox Moore and Judith Fox Barnes, Co-Executors, to Richard B. Fox, Jr., as of record in Deed Book 8454, page 650-652, Registers Office for Davidson County, Tennessee.

This is imppproved property known as 1426 Neely's Bend Road, Madison, TN 37115.

WITNESS our hands this 29 day of July, 1996.

RICHARD B. FOX

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

PERSONALLY appeared before me, Bobbie J. Allen a Notary Public in and for said County and State, Richard B. Fox, the within named bargainor, with whom I am personally aquainted and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Davidson County, Tennessee, this the 29th day of July, 1996.

Bobbie J. Allen
NOTARY PUBLIC

BOBBIE J. ALLEN NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires:
10-31-98

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 1.00.

RICHARD B. FOX

Bobbie J. Allen
NOTARY PUBLIC

BOBBIE J. ALLEN NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires
10-31-98

0209638
IDENTIF. ↑ REFERENCE

96 AUG -1 AM 11:13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

Mail
HERMAN O. LOEWENSTEIN, Atty.
1300 SunTrust Bank Bldg.
201 4th Avenue North
Nashville, TN 37219
Ph (615) 255-2642

THIS INSTRUMENT PREPARED B

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QUITCLAIM DEED

FROM: RICHARD B. FOX

TO: CHARLES B. FOX